

521 DW improvements

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521 Desert Way

Apt#1-5

PALM SPRINGS, CA 92264

- **5 SOCAL Edison meters**
- **5 SOCAL Gas meters**
- **1 central DWA meter street side**
- **Complete Copper plumbing upgrade**
- **Water main to street/dual water pressure regulators/exterior faucets upgrade**
- **4 inch foam roof for energy efficiency and sound deadening**
- **New 3 coat of roof seal w Henry Elastomeric 10 year sealant**
- **9 off street parking spaces**
- **Secured PSDS containment area**
- **Custom iron awnings at street front of building**
- **Matching privacy fence and wall toppers surrounding building**
- **Secured custom USPS mail tower w large locking parcel delivery area**
- **4 LED adjustable, dusk to dawn parking area flood light**
- **Serene inviting center courtyard, urban retreat**
- **Custom solid core steel front doors**
- **Custom security screen doors**
- **5 BLINK camera monitors, parking and courtyard areas**

- **LED lights at front doors, units 1, 2, 4 & 5 w dusk to dawn dimmers**
- **Energy efficient/privacy solar screens units 1 & 5**
- **2 low E privacy tinted picture windows owner's unit**
- **Energy efficient, dual pane windows throughout! 8 new low E privacy tinted sliders, bathroom windows 3&4 w rainwater glass**
- **5 Electric central HVAC systems Trane/American Standard**
- **5 Honeywell Wi-Fi thermostats w/App control.**
- **Timo's biannual seasonal HVAC maintenance contract**
- **Customer saltwater pool/spa, w/ 4 new filters and clean water**
- **He/She shed/game room, approx 150 ft.², fully insulated custom French doors w opening/ side panels. 110 electric only. No plumbing/No permit**
- **Two custom cable reinforced sun sails over courtyard**

INTERIORS

- **upgraded kitchens throughout w/SS sinks and appliances. (and bathrooms)**
- **Owner units#3 & 4 have high end SS appliances, Refrigerators w water/ice in door**
- **Custom tile countertops units#2,3 & 4**
- **Bathrooms remodel w custom tile showers, dual flush ADA height elongated toilets.**
- **Unit# 2,3&4 designer high end tile, #3 rainfall shower # 4 jacuzzi spa tub**
- **All bedrooms and living rooms throughout w/ remote control ceiling fans/dimmable LED lights, reversing seasonal setting**
- **Privacy shades on every window throughout building, including custom 3 Day Blinds in owners units#3 & 4**
- **Washer/Dryer(gas) units#1,2,4&5 included(#2 Whirlpool Gold FrontLoader/stackables/ unit#4 brand new Samsung Elite Stack**

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